

SPECIFICATIONS ROOF REPLACEMENT PROJECT  
Alabama Department of Rehabilitation Services  
256 547-7774  
1100 George Wallace Drive  
Gadsden, Alabama

1. General Items:

- a. This project involves the total roof replacement, removal of eight (8) dormers, infill deck, and adds a new ridge ventilation system. The roof surface area is estimated at 14,274 SF with the ridge length estimated at 245 feet, requiring an estimated 143 roofing squares.
- b. This project also involves the replacement of any and all damaged insulation, ceiling tiles and interior wall repair.
- c. An onsite visit to formulate a bid will be required of all contractors. Contractors may contact Ms. Connie Brechin or Ms. Teresa Rutledge 256 547-7774 to schedule the onsite inspection.
- d. Contractors must have a General Contractor License that will enable him to have all work performed involved in this project in Etowah County, State of Alabama, and must list license number on the first page of this ITB.
- e. The contractor shall be responsible for obtaining all permits as required for this project.
- f. Contractor to include all costs related to the HVAC, electric, duct work modification and gas line disconnects and reconnects to properly perform the work in accordance with the specifications as required.
- g. The contractor shall take necessary precautions to protect the occupants of the building and all building interiors and staging areas during the progress of the work.
- h. The contractor will be held responsible for damage to all parts of the building and grounds.
- i. Every precaution must be taken to assure that the building is watertight at the end of each work day. Staging areas to be coordinated with the onsite manager.
- j. The selected contractor will coordinate the color selection of the 20 year composition shingle and interior paint colors the onsite managers Ms. Connie Brechin and Ms. Teresa Rutledge.

2. GENERAL DESCRIPTION

The work described below pertains to the removal and disposal of eight dormers, existing shingles, roof felt, insulation, and flashings down to the structural deck on the main roof. Provide for the infill and structural repair of the dormer openings existing from the removal of the dormers. Provide for a new ridge ventilation system. Provide for total roof replacement. Provide all necessary interior repairs, to include replacement of all damaged ceiling tile, damaged insulation, drywall replacement and/or repair and all interior painting.

The project includes, but is not limited to:

1. Removal and disposal of existing dormers and structural repair of dormer openings to accept new roofing
2. Removal and proper disposal of the existing roof material per work scope.
3. Rough carpentry
4. Replace exiting roof with a 3ft, three tab, 20 year shingle warranty, seal down type
5. Installation of a new ridge ventilation system

6. Replacement of all interior damaged ceiling tile and damaged insulation

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7. Replace and or repair all damaged dry wall and repaint to match

#### REQUIREMENTS

- A. The existing building over which the work of this specification applies, shall remain occupied and in full operation during the progress of the work. Any areas of roof or building opened to the weather shall be temporarily or permanently sealed by the end of each work day.
- B. Exits shall not be blocked or obstructed during any phase of the project. Contractor shall closely coordinate staging areas with onsite manager so as to not disrupt emergency entrances and exits.
- C. Protect insulation materials from the elements at site as recommended by the manufacturer.
- D. When placing materials on the existing roof, carefully distribute the loading so that portions of supporting structure are not overloaded.
- E. Provide all necessary protection including barricades, cones and caution tape at all doorways to maintain building access and exits. Do not block any doorways.
- F. Contractor shall clean up daily and protect all landscape and hardscape from damage; any damages to be repaired prior to final payment. All repairs at contractor's expense.
- G. Contractor to provide 100% Performance and Payment Bond and Certificate of Liability Insurance, showing State of Alabama and Alabama Department of Rehabilitation Services as additional insured.

#### WARRANTIES

- A. Contractor shall warrant all labor and materials for the roofing and sheet metal work on this project for a period of five (5) years from date of acceptance by the owner.
- B. Contractor shall provide a warranty statement indicating their compliance with the above subject warranty provisions with the bid.
- C. Remove only the amount of existing roofing as can be restored to a watertight condition each day, or before showers commence. The contractor shall plan his work and take whatever action is necessary to prevent water entry into the building during roof replacement.
- D. Coordinate installation of insulation and roofing so that insulation and building interior are protected and sealed against moisture at the end of each workday.
- E. Do not permit adhesives to penetrate substrate joints and damage interior, or other building components.
- F. Provide interior protection to critical equipment and materials inside the building. All labor and material costs related to providing the appropriate interior protection shall be included in Contractor's Bid Price.